

140.A

0003

0008.A

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED:  
USE VALUE:  
ASSESSED:Total Card / Total Parcel  
554,000 / 554,000  
554,000 / 554,000  
554,000 / 554,000

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
67		HIGHLAND AVE, ARLINGTON

## OWNERSHIP

Owner 1:	JOHNSON GWEN M	Unit #:	1
Owner 2:			
Owner 3:			

Street 1: 67 HIGHLAND AVENUE #1

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

## PREVIOUS OWNER

Owner 1: WHITNEY SARAH E -

Owner 2: -

Street 1: 67 HIGHLAND AVENUE #1

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

## NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1900, having primarily Wood Shingle Exterior and 1215 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7025																

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	551,200	2,800		554,000		155281
							GIS Ref
							GIS Ref
							Insp Date
							08/16/18

PREVIOUS ASSESSMENT									Parcel ID	Parcel ID 140.A-0003-0008.A			USER DEFINED			
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	PRINT			ASR Map:		
2020	102	FV	543,200	2800	.		546,000	546,000	Year End Roll	12/18/2019	Prior Id # 1:	155281				
2019	102	FV	534,500	2800	.		537,300	537,300	Year End Roll	1/3/2019	Prior Id # 2:					
2018	102	FV	474,200	2800	.		477,000	477,000	Year End Roll	12/20/2017	Prior Id # 3:					
2017	102	FV	433,400	2800	.		436,200	436,200	Year End Roll	1/3/2017	Prior Id # 1:					
2016	102	FV	433,400	2800	.		436,200	436,200	Year End	1/4/2016	Prior Id # 2:					
2015	102	FV	401,400	2800	.		404,200	404,200	Year End Roll	12/11/2014	Prior Id # 3:					
2014	102	FV	383,700	2800	.		386,500	386,500	Year End Roll	12/16/2013	danam					
2013	102	FV	376,700	2800	.		379,500	379,500		12/13/2012						

SALES INFORMATION									TAX DISTRICT			PAT ACCT.				
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes							
WHITNEY SARAH E	60645-528		12/4/2012		400,000	No	No									
SCHREINER ANDRE	57052-477		6/28/2011	Change>Sale	370,000	No	No									
KILMARTIN MATTH	44637-437		2/14/2005		373,900	No	No									
MACKEY DAVID S	35877-168		7/12/2002		319,000	No	No									
MILLON HADRIAN	28765-362		6/29/1998		189,000	No	No	Y								

BUILDING PERMITS												ACTIVITY INFORMATION				
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name				
4/3/2013	472	Manual	11,257	C					8/16/2018	Measured	DGM	D Mann				
2/5/2013	153	Redo Kit	18,000	C					6/12/2013	Info Fm Prmt	EMK	Ellen K				
2/21/2012	150	New Wind	18,500	C				replace 24 windows	5/22/2013	Info Fm Prmt	EMK	Ellen K				
1/9/2012	24	Manual	2,807					air sealing & insu	5/13/2000	Inspected	197	PATRIOT				
									5/6/2000		197	PATRIOT				

Sign: VERIFICATION OF VISIT NOT DATA / / /

### EXTERIOR INFORMATION

Type:	99 - Condo Conv	
Sty Ht:	1 - 1 Story	
(Liv) Units:	1	Total: 1
Foundation:	2 - Conc. Block	
Frame:	1 - Wood	
Prime Wall:	1 - Wood Shingle	
Sec Wall:		%
Roof Struct:	1 - Gable	
Roof Cover:	1 - Asphalt Shgl	
Color:	GREY	
View / Desir:	N - NONE	

### BATH FEATURES

Full Bath:	1	Rating: Good
A Bath:		Rating:
3/4 Bath:		Rating:
A 3QBth:		Rating:
1/2 Bath:		Rating:
A HBth:		Rating:
OthrFix:		Rating:

### COMMENTS

CONDO CONVERSION 1991 641-0095, Building Number 1.

### SKETCH

### RESIDENTIAL GRID

1st Res Grid	Desc: Line 1	# Units: 1
Level	FY LR DR D K FR RR BR FB HB L O	
Other		
Upper		
Lvl 2		
Lvl 1		
Lower		
Totals	RMS: 6	BRs: 2
	Baths: 1	HB

### GENERAL INFORMATION

Grade:	C - Average
Year Blt:	1900
Eff Yr Blt:	
Alt LUC:	
Jurisdct:	G14
Fact:	.
Const Mod:	
Lump Sum Adj:	

### INTERIOR INFORMATION

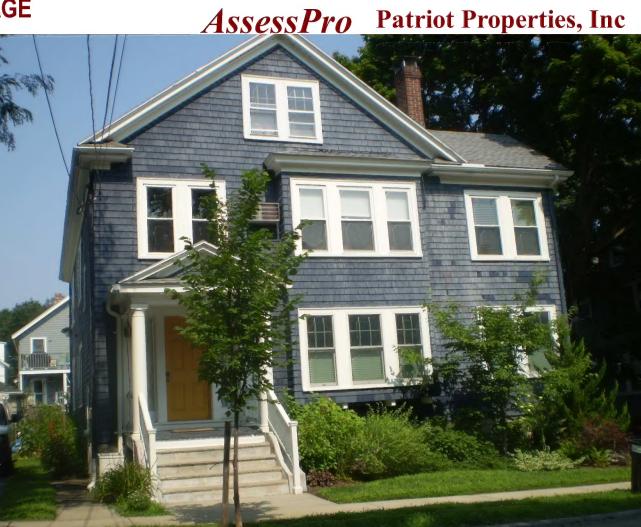
Avg Ht/FL:	STD
Prim Int Wall:	2 - Plaster
Sec Int Wall:	
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	
Bsmnt Flr:	12 - Concrete
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	1 - Oil
Heat Type:	3 - Forced H/W
# Heat Sys:	1
% Heated:	100
% AC:	
Solar HW:	NO
Central Vac:	NO
% Com Wall	% Sprinkled:

### MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	
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### SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	10X10	A	GD	1930	40.00	T	30	102			2,800			2,800



AssessPro Patriot Properties, Inc

Total: 2,800

More: N

Total Yard Items: 2,800

Total Special Features: